

## KENTUCKY REAL ESTATE APPRAISERS BOARD

### TYPE OF MEETING

Regular Meeting

### DATE AND LOCATION

March 22, 2013 – Board Office, Richmond, KY

### PRESIDING OFFICER

Harold Brantley, Chair

### ROLL CALL

Present:

Harold Brantley, Chair  
Sam Blackburn, Vice Chair  
G. Herbert Pritchett, Board Member  
Kathy Mayfield, Board Member

Present Also:

Larry Disney, Executive Director  
Angie Thomas, Staff Assistant  
Ravon Radmard, Executive Secretary  
James Grawe, Board Counsel

Absent:

Dorsey Hall, Board Member

Chair, Harold Brantley opened the meeting and welcomed the guest in attendance. The guest in attendance were Jenny Tidwell and Claire Brooks from the Appraisal Subcommittee, Marvin Dever and John Hoover.

### MINUTES

Motion by G. Herbert Pritchett, second by Sam Kathy Mayfield and the Board approved the February 21, 2013 minutes. Roll call – Sam Blackburn – Yes; G. Herbert Pritchett – Yes; Kathy Mayfield - Yes.

## EDUCATION

Motion by Sam Blackburn, second by Kathy Mayfield and the Board unanimously approved the below listed education courses for FY 2012-2013. Roll call – Sam Blackburn – Yes; G. Herbert Pritchett – Yes; Kathy Mayfield-Yes.

- (1) Hondros College
  - (a) Green in Residences & Appraisals – 7 hours CE online
  - (b) Covering all the Basics in Residential Reporting – 7 hours CE online
- (2) McKissock
  - (a) Relocation Appraisal and New ERC Form – 6 hours CE online

## CERTIFICATION/LICENSURE

A. Approval – Appraisers – Motion by Sam Blackburn, second by Kathy Mayfield and the Board voted to approve the following certification list of appraisers. Roll call – Sam Blackburn – Yes; G. Herbert Pritchett – Yes; Kathy Mayfield – Yes.

- (a) Anelena Ackerly – Certified General (IN)
- (b) John T. Beck - Associate
- (c) Barbara Billings – Certified Residential (FL)
- (d) Renee W. Brandow – Associate
- (e) John Alexander Brosky - Associate
- (f) David E. Dodd – Certified General (TX)
- (g) Jeffrey Irish – Certified Residential
- (h) Brittany A.S. Nagelmeyer – Certified General (CA)

B. AMC Companies – The Board recognized the newly licensed AMC companies

- (1) SettlementOne Valuation Corporation #114
- (2) Mid-State Valuation Partners, LLC - #115
- (3) Land Gorilla, LLC - #116

C. Justin F. Moon – Associate Applicant. Board recognized report has not been received from Mr. Moon and the application will be tabled until the report has been received.

D. Market Valuation Services – Company applying for AMC license. Motion by Sam Blackburn, second by Kathy Mayfield and the Board unanimously agreed to table the application until the Board has received additional information concerning convictions. Roll call – Sam Blackburn – Yes; G. Herbert Pritchett – Yes; Kathy Mayfield – Yes.

- (1) Michael Moore – Final Order from Florida Real Estate Appraisers Board
- (2) Greg Hammond – Compliance Manager with prior conviction and Final

Order from Georgia Real Estate Appraisers Board

**EXPERIENCE REVIEW**

- A. Lisa Davis – Experience approved for Certified Residential. Ms. Davis must pass the Certified Residential Exam.  
Motion by Sam Blackburn, second by G. Herbert Pritchett and the Board unanimously approved the experience Roll call – Sam Blackburn – Yes; G. Herbert Pritchett – Yes; Kathy Mayfield – Yes.

**COMPLAINT**

- A. The Board reviewed the Case Summary Chart.
- B. Investigator Report - Presented by John Hoover.
- C. Case No. 12-46 – Motion by Sam Blackburn, second by Kathy Mayfield and the Board unanimously agreed to file a formal complaint and set the case for a hearing. Roll call – Sam Blackburn – Yes; G. Herbert Pritchett – Yes; Kathy Mayfield – Yes.
- D. Case No. 12-49 – Motion by Sam Blackburn, second by G. Herbert Pritchett and the Board unanimously agreed to file a formal complaint and set the case for a hearing. Roll call – Sam Blackburn – Yes; G. Herbert Pritchett – Yes; Kathy Mayfield – Yes.
- E. Case No. 12-52 – Motion by G. Herbert Pritchett, second by Sam Blackburn and the Board unanimously agreed to file a formal complaint and set the case for a hearing. Roll call – Sam Blackburn – Yes; G. Herbert Pritchett – Yes; Kathy Mayfield – Yes.
- F. Case No. 12-55 – Motion by G. Herbert Pritchett, second by Sam Blackburn and the Board unanimously agreed to dismiss the case. Roll call – Sam Blackburn – Yes; G. Herbert Pritchett – Yes; Kathy Mayfield – Yes.
- G. Case No. 12-61 – Motion by Kathy Mayfield, second by G. Herbert Pritchett and the Board unanimously agreed to file a formal complaint and set the case for a hearing. Roll call – Sam Blackburn – Yes; G. Herbert Pritchett – Yes; Kathy Mayfield – Yes.
- H. Case No. 12-62 – Motion by Sam Blackburn, second by Kathy Mayfield and the Board unanimously agreed to dismiss the case. Roll call – Sam Blackburn – Yes; G. Herbert Pritchett – Yes; Kathy Mayfield – Yes
- I. Case No. 11-36 – Charles Walton – Motion by G. Herbert Pritchett, second by Sam Blackburn and the Board unanimously agreed to dismiss the case with recommendation to complete a 7 hour Report Writing Course by June 30, 2013. Roll call – Sam Blackburn – Yes; G. Herbert Pritchett – Yes; Kathy Mayfield – Yes

J. Case No. – 12-43 – Eva Maggard - Motion by G. Herbert Pritchett, second by Sam Blackburn and the Board unanimously agreed to accept the agreed order. Roll call – Sam Blackburn – Yes; G. Herbert Pritchett – Yes; Kathy Mayfield – Yes.

- (a) **Maggard** agrees to pay a \$900.00 fine with the total amount due by July 1, 2013.
- (b) **Maggard** shall complete a 7 hour Report Writing Course. Said 7 hours of education shall be in addition to the regular continuing education requirement of 201 KAR 30:050 Section 7. The course work required herein shall be completed by July 1, 2013.
- (c) **Maggard** agrees that the Board shall not renew her certification for the 2013 renewal cycle July 1, 2013 until she has completed the requirements of the terms set out in paragraphs (a) of this order.

K. Board Hearing Discussions – Larry Disney asked for a status of the following cases and action by the Board of how to proceed:

- (1) 12-10, 12-11, 12-12, 12-25, 12-26 – Lynn Prichard – Hearing March 14, 2013
- (2) David Harrington – Motion to dismiss with Franklin Circuit Court – Hearing April 10, 2013 in Franklin County.

## MISCELLANEOUS

The Board reviewed and discussed the following information:


- A. Budget – Budget ending February 2013
- B. Uniform AMC Contract for KY Appraisers
- C. Status of HB 120 – Signed by Governor March 21, 2013
- D. KREAB Retention Schedule for Library and Archives
- E. ASC Hotline
- F. Motion by Sam Blackburn, second by Kathy Mayfield and the Board unanimously agreed to purchase a new phone system for the Board office. Roll call – Sam Blackburn – Yes; G. Herbert Pritchett – Yes; Kathy Mayfield – Yes.
- G. Motion by Sam Blackburn, second by G. Herbert Pritchett and the Board unanimously agreed to begin the process of hiring a non-merit staff position. Roll call – Sam Blackburn – Yes; G. Herbert Pritchett – Yes; Kathy Mayfield – Yes.
- H. April Board Meeting – April 19, 2013 – 9:00 a.m.
- I. May Hearing – Case Nos. 12-10, 12-11, 12-13, 12-25 and 12-26 – Lynn Prichard– May 7-8, 2013 – 9:00 a.m.
- J. Florence Seminar – April 5, 2013
- K. Supervisor and Associate Training Course – April 12, 2013
- L. Motion by Sam Blackburn, second by G. Herbert Pritchett and the Board recognized that Larry Disney will be out of town on April 12; therefore, Dennis

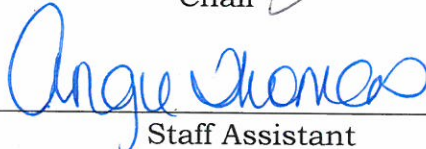
Badger will be approved to teach the supervisor/associate course. The contract for instructor education shall be modified to reflect the additional day.

M. AARO Spring Conference - April 27-29, 2013, Austin, Texas, Austin Omni Hotel  
Marvin Dever addressed the Board on the need for the Board to require all new appraisers to complete a 15 hour QE State Law/Board Function course and all appraisers renewing to complete a 7 hour State Law/Board Function course every 24 months.

Jenny Tidwell and Claire Brooks of the Appraisal Subcommittee addressed the Board on the Audit review of the Board on March 20 and 21. The ASC reported the KREAB program is In Substantial Compliance in all areas reviewed.

Motion by Sam Blackburn, second by Kathy Mayfield and the Board unanimously agreed to adjourn the meeting.

  
Chair

  
Staff Assistant